

RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY
RE: MODIFICATION OF THE URBAN RENEWAL PLAN OF THE
SOUTH STATION URBAN RENEWAL AREA, PROJECT NO.
MASS. R-82C AND AUTHORIZATION TO PROCLAIM BY
CERTIFICATE THIS MINOR MODIFICATION

WHEREAS, the Urban Renewal Plan for the South Station Urban Renewal Area was adopted by the Boston Redevelopment Authority on May 23, 1978, and approved by the City Council of the City of Boston on February 24, 1969; and

WHEREAS, Section 1201 of Chapter 12 of said Plan entitled: "Modifications" provides that the Urban Renewal Plan may be modified at any time by the Boston Redevelopment Authority without further approval, provided that the proposed modification does not substantially or materially alter or change the Plan; and

WHEREAS, it is the opinion of the Authority that the minor modification with respect to Parcel C-5 is consistent with the objectives of the South Station Urban Renewal Plan; and

WHEREAS, the Authority is cognizant of Chapter 781 of the Acts and Resolves of 1972 with respect to minimizing and preventing damage to the environment; and

WHEREAS, the proposed amendment to the Plan is a minor change and may be adopted within the discretion of the Authority pursuant to Section 1201 of said Plan;

NOW, THEREFORE BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY THAT:

Pursuant to Section 1201 thereof, the South Station Urban Renewal Plan, Mass. R-82C, be and hereby is amended as follows:

1. That the provision entitled "Other Requirements" for Parcel C-5 on page 6-7 of the said Plan, as most recently amended on August 6, 1981, is hereby further amended by adding the following sentence at the end thereof: "As an exception to the general requirement of the last sentence of Section 602C2 of this Plan, a single loading dock fronting on Essex Street (as it may be widened or enlarged) at the corner of South Street for the use of the Commonwealth of Massachusetts may be designed so as to accommodate trucks backing into or out of the street accessway to or from such loading dock."
2. That the proposed modification is found to be a minor modification which does not substantially or materially alter or change the Plan.
3. That all other provisions of said Plan not inconsistent herewith be and are continued in full force and effect.
4. That it is hereby found and determined that the proposed development will not result in significant damage to or impairment of the environment and further, that all practicable and feasible means and measures have been taken and are being utilized to avoid or minimize damage to the environment.

5. That the foregoing modification shall be severable from any other such modification, such that if one or more of the same shall be determined invalid, the remainder shall remain in full force and effect.
6. That the Director be and hereby is authorized to proclaim by certificate this minor modification of the Plan, all in accordance with the provisions of the Urban Renewal Handbook, RHM 7207.1, dated August, 1974.

May 6, 1982

M E M O R A N D U M

TO: BOSTON REDEVELOPMENT AUTHORITY

FROM: ROBERT J. RYAN, DIRECTOR

SUBJECT: SOUTH STATION URBAN RENEWAL PROJECT:
PROCLAIMER OF MINOR MODIFICATION TO LOADING DOCK REQUIREMENTS IN
THE URBAN RENEWAL PLAN

SUMMARY: This memorandum requests that the Authority:

- (1) Adopt a minor modification of the South Station Urban Renewal Plan with respect to Disposition Parcel C-5; and
- (2) Authorize the Director to proclaim by certificate this minor modification.

On August 3, 1981, the Authority approved the working drawings and specifications for a 45-story office tower at Dewey Square on South Station Parcel C-5. The site was conveyed to the redeveloper on September 3, 1981, and construction is presently under way.

The Authority's design approval included an exception from the general requirement of Section 602 C 2 that loading docks should not be designed to require a truck to back into or out of a loading area. All of the building's loading docks comply with this provision, except one dock which the Massachusetts Department of Public Works requires for the exclusive use of its facility which is located on the site.

To formalize this single exception, it is recommended that the Authority adopt a minor modification to the section of the Urban Renewal Plan which sets forth the land use and building requirements of Parcel C-5. No other parcels would be affected.

In the opinion of the Chief General Counsel, the proposed modification is minor and does not substantially or materially alter or change the Plan, and may therefore be proclaimed by certificate.

It is therefore recommended that the Authority adopt the attached Resolution modifying the Urban Renewal Plan and authorizing the Director to proclaim the modification.

